



CITY COUNCIL
ATLANTA, GEORGIA

03-0-1075

AN ORDINANCE
BY: ZONING COMMITTEE

Z-03-37
6-9-03

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended and the maps established in connection therewith be changed so that the following property located at **1541 Hazelrig Drive, S.E.** be changed from the **R-4 (Single-Family Residential)** District to the **R-4A (Single-Family Residential)** District, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot **8** of the **14^h** District, **Fulton** County, Georgia, being more particularly described by the attached legal description.

SECTION 2. If this amendment is approved under the provisions of Section 16-02.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Conditional Development," as identified by the use of the suffice "C" after the district designation in Section 1 above, the Director, Bureau of Buildings, shall issue a building permit for the development of the above-described property only in compliance with the attached conditions. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

A true copy,

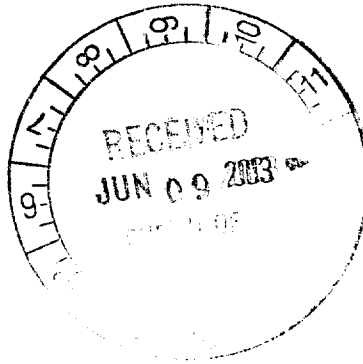
Rhonda Daughin Johnson
Municipal Clerk, CMC

ADOPTED by the Council
APPROVED by the Mayor

OCT 20, 2003
OCT 28, 2003



Book 32673 Pg 137
Filed and Recorded Jul-03-2002 12:31pm
2002-0203187
Real Estate Transfer Tax \$60.00
Juanita Hicks
Clerk of Superior Court
Fulton County, Georgia



2-03-37

STATE OF GEORGIA
COUNTY OF FULTON

After recording, please return to:
David O. Eldridge
Arnall Golden & Gregory, LLP
2800 One Atlantic Center
1201 West Peachtree Street
Atlanta, Georgia 30309-3450

WARRANTY DEED

THIS INSTRUMENT is made this 26th day of June in the Year Two Thousand and Two (2002) between **The Crutchfield Family Limited Partnership** (a Georgia limited partnership) (hereinafter referred to as "Grantor") and **Habitat For Humanity In Atlanta, Inc.** (a Georgia corporation) (hereinafter referred to as "Grantee"), whose address is 519 Memorial Drive, Atlanta, Georgia 30312 (the terms Grantor and Grantee to include their respective heirs, legal representatives, successors and assigns where the context hereof requires or permits).

WITNESSETH THAT: Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00), and other good and valuable consideration, in hand paid, the receipt, adequacy, and sufficiency of which are hereby acknowledged by Grantor, has granted, bargained, sold, and conveyed, and by these presents does hereby grant, bargain, sell, and convey unto Grantee, the following described real property:

ALL THAT TRACT or parcel of land lying and being in Land Lot 8 of the 14th District of Fulton County, Georgia, and being more particularly described as follows:

Beginning at a point on the west side of Hazelrigs Drive southeast 215 feet north of the northwest corner of Hazelrigs Drive and Moreland Drive; running thence north along the west side of Hazelrigs Drive 985 Feet; thence west 180 feet; thence south 985 feet to a point; thence east 180 feet to the west side of Hazelrigs Drive and the point of beginning.

Page 1 of 2



TO HAVE AND TO HOLD the above-described tract or parcel of land, together with all and singular the rights, members, and appurtenances to the same being, belonging, or in anywise appertaining, to the only proper use, benefit, and behoof of Grantee, forever, in FEE SIMPLE.

AND, Grantor will warrant and forever defend the right and title to the above-described tract or parcel of land unto Grantee against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has signed and sealed this instrument the day and year first above written.

Signed, sealed and delivered
in the presence of:

THE CRUTCHFIELD FAMILY LIMITED
PARTNERSHIP

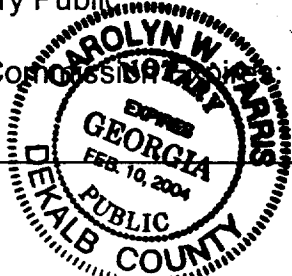
By: Crutchfield Holdings, Inc.

By: Robert L. Crutchfield
Robert L. Crutchfield
President

[Signature]
Unofficial Witness

Carolyn W. Farris
Notary Public

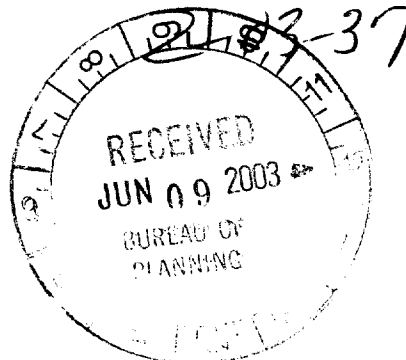
My Commission Expires



[NOTARIAL SEAL]

Attest: Judith W. Crutchfield
Judith W. Crutchfield
Secretary

[CORPORATE SEAL]



page 2 of 2

RCS# 5068
10/20/03
2:17 PM

Atlanta City Council

Regular Session

03-O-1075

Z-03-37; R-4 TO R-4A
1541 HAZELRIG DRIVE
ADOPT

YEAS: 9
NAYS: 0
ABSTENTIONS: 0
NOT VOTING: 6
EXCUSED: 0
ABSENT 1

NV Smith	Y Archibong	NV Moore	Y Mitchell
Y Starnes	Y Fauver	NV Martin	Y Norwood
Y Young	Y Shook	Y Maddox	B Willis
Y Winslow	NV Muller	NV Boazman	NV Woolard

03-O-1075

03-0-1075

(Do Not Write Above This Line)

AN ORDINANCE Z-03-37
BY: ZONING COMMITTEE

AN ORDINANCE TO REZONE FROM
THE R-4 (SINGLE-FAMILY RESIDENTIAL)
DISTRICT TO THE R-4A (SINGLE-FAMILY
RESIDENTIAL) DISTRICT, PROPERTY
LOCATED AT 1541 HAZELRIG DRIVE,
S.E., FRONTING 985 FEET ON THE
WEST SIDE OF HAZELRIG DRIVE
BEGINNING 215 FEET NORTH FROM
THE NORTHWEST CORNER OF
MORELAND DRIVE. DEPTH: 180 FEET;
AREA: 4.055 ACRES; LAND LOT 8,
14TH DISTRICT, FULTON COUNTY,
GEORGIA.

OWNER: HABITAT FOR HUMANITY IN
ATLANTA, INC.
APPLICANT: SAME
NFCJ-W COUNCIL DISTRICT 1

ADOPTED BY

OCT 20 2003

COUNCIL

- ☐ CONSENT REFER
☒ REGULAR REPORT REFER
☐ ADVERTISE & REFER
☐ 1st ADOPT 2nd READ & REFER

Date Referred 7/21/03

Referred To: ZRB & Zoning

First Reading

Committee
Date
Chair

Committee

Date

Chair

Actions

Fav, Adv, Held (see rev. side)

Other

Members

Refer To

Committee

Date

Chair

Actions

Fav, Adv, Held (see rev. side)

Other

Members

Refer To

Committee

Date

Chair

Actions

Fav, Adv, Held (see rev. side)

Other

Members

Refer To

Committee

Date

Chair

Actions

Fav, Adv, Held (see rev. side)

Other

Members

Refer To

COUNCIL ACTION

☒ 2nd ☐ 1st & 2nd ☐ 3rd
Readings

☐ Consent ☐ V Vote ☒ RC Vote

CERTIFIED

CERTIFIED

OCT 20 2003

ATLANTA CITY COUNCIL PRESIDENT

Catherine M. Bland

CERTIFIED

OCT 20 2003

Rhonda D. Johnson
MUNICIPAL CLERK

APPROVED

OCT 20 2003

MAYOR